PAY 2016 TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET

Jurisdiction Area Code Allocation Area Code TSPA002 Richmond Allocation Area None Jasso Semier Unit/Company H. L. Unibungh & Associates Unit/Company H. L. Unibungh & Associates Total Address Email Address Total Pay 2015 Base Associates Unit/Company H. L. Unibungh & Associates 1) 2014 Pay 2015 Base Associates Unit/Company H. L. Unibungh & Associates 1) 2014 Pay 2015 Base Associates Unit/Company H. L. Unibungh & Associates 1) 2014 Pay 2015 Base Associates Unit/Company H. L. Unibungh & Associates	County	Wayne		-	
Signature Sign	Jurisdiction	City of Richmond		-	
Form Prepared By: Name Unit/Company Int. L. Unitaugh, & Associates Plance Number 317-405-1500 Email Address 2014 Pay 2015 Base Associed Value of Allocation Area 2014 Pay 2015 Base Associed Value of Allocation Area 2014 Pay 2015 Net Associed Value of Allocation Area 2014 Pay 2015 Net Associed Value of Allocation Area 2014 Pay 2015 Net Associed Value of Allocation Area 3020 Pay 2016 Net Associed Value of Allocation Area 3020 Pay 2016 Net Associed Value of Allocation Area 4020 Pay 2016 Net Associed Value of Allocation Area 4020 Pay 2016 Net Associed Value Of Allocation Area 4020 Pay 2016 Net Associed Value Of Allocation Area 4020 Pay 2016 Net Associed Value Of Allocation Area 4020 Pay 2016 Net Associed Value Of Pay 2016 Net Associed Value Of Pay 2016 Net Associed Value Decrease in Allocation Area Due 4020 Pay 2016 Net Associed Value Of Pay 2016 Pay 2016 Net Associed Value Of Pay 2016 Appeals Settlements in Allocation Area 4020 Pay 2016 Pay 2016 Adjusted Net Associed Value of Allocation Area 4020 Pay 2016 Adjusted Net Associed Value of Allocation Area 4020 Pay 2016 Adjusted Net Associed Value of Allocation Area 4020 Pay 2016 Adjusted Base Associed Value of Allocation Area 4020 Pay 2016 Adjusted Base Associed Value of Allocation Area (Line 1 * Line 10) 4020 Pay 2016 Adjusted Base Associed Value of Allocation Area (Line 1 * Line 10) 4020 Pay 2016 Pay 2016 Incremental Associed Value of Allocation Area (Line 1 * Line 10) 4020 Pay 2016 Pay 2016 Decremental Associed Value of Allocation Area (Line 1 * Line 10) 4020 Pay 2016 Pay 2016 Decremental Pay 2016 Pay 201	Allocation Area Code			-	
Name	Allocation Area Name	Richmond Allocation Area No. 1			
H. J. Umbaugh, & Associates	Form Prepared By:				
Phone Number 317-465-1500 Semicr@mulbough.com	Name	Jason Semler		_	
2014 Pay 2015 Base Assessed Value of Allocation Area \$121.618.591 2) 2014 Pay 2015 Incremental Assessed Value of Allocation Area 72,882.731 2) 2014 Pay 2015 Next Assessed Value of Allocation Area (Line 1 + Line 2) \$194.471.322 4) 2015 Pay 2016 Next Assessed Value of Allocation Area (Line 1 + Line 2) \$196.804.336 5) 2015 Pay 2016 Next Assessed Value Of Allocation Area Due to New Construction or A Change in Tax Status 3,941.500 6) 2015 Pay 2016 Next Assessed Value Deverage in Allocation Area Due to Demolronion or a Change in Tax Status 1,479.500 7) 2015 Pay 2016 Next Assessed Value Deverage in Allocation Area Due to Demolronion or a Change in Tax Status 1,479.500 7) 2015 Pay 2016 Next Assessed Value Official Pay 2016 \$1,173,729 8) 2015 Pay 2016 Assessed Value Deverage to 2015 Pay 2016 \$1,173,729 8) 2015 Pay 2016 Adjusted Rea Assessed Value of Allocation Area \$1,173,729 9) 2015 Pay 2016 Adjusted Rea Assessed Value of Allocation Area \$1,173,729 9) 2015 Pay 2016 Adjusted Rea Assessed Value of Allocation Area \$1,173,729 10) 2015 Pay 2016 Adjusted Rea Assessed Value of Allocation Area (Line 1 + Line 16) \$1,20,803,746 11) 2015 Pay 2016 Adjusted Base Assessed Value of Allocation Area (Line 1 + Line 16) \$1,20,803,746 12) 2015 Pay 2016 Adjusted Base Assessed Value of Allocation Area (Line 1 + Line 16) \$1,20,803,746 13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Line 4 - Line 16) \$1,20,803,746 13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Line 4 - Line 16) \$1,20,803,746 13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Line 4 - Line 16) \$1,20,803,746 14) Estimated 2015 Pay 2016 Cheremental Tax Revenue (Line 12/106) *Line 13) \$2,053,288 2015 Pay 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 18) \$0,99330 L. Robert Coddington, Auditor of Wayne County, certify to the lest of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance	Unit/Company	H. J. Umbaugh & Associates		-	
2014 Pay 2015 Base Assessed Value of Allocation Area	Phone Number	317-465-1500			
2) 2014 Pay 2015 Incremental Assessed Value of Allocation Area (Line 1 + Line 2) 3) 2014 Pay 2015 Net Assessed Value of Allocation Area (Line 1 + Line 2) 4) 2015 Pay 2016 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status 5) 2015 Pay 2016 Net Assessed Value Growth in Allocation Area Due to Demolition or a Change in Tax Status 7) 2015 Pay 2016 Net Assessed Value Growth in Allocation Area Due to Demolition or a Change in Tax Status 7) 2015 Pay 2016 Net Assessed Value Growth in Allocation Area Due to Demolition or a Change in Tax Status 8) Estimated Assessed Value Decrease Due to 2015 Pay 2016 Appeals Settlements in Allocation Area 8) Estimated Assessed Value Decrease Due to 2015 Pay 2016 Appeals Settlements in Allocation Area (Line 4 - Line 5 + Line 6 - Lane 7 - Line 8) 9) 2015 Pay 2016 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Lane 7 - Line 8) 10) 2015 Pay 2016 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places) 11) 2015 Pay 2016 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) 2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area (Line 1 * Line 10) 3) Estimated 2015 Pay 2016 Tax Rule for the Allocation Area (Round to Four Decimal Places) 3) Estimated 2015 Pay 2016 Incremental Tax Revenue ((Line 12/106) * Line 13) 2) Estimated 2015 Pay 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TITE BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base are seed value adjusted to several finance adjusted to the Country Auditor (Printed) The base are seed value adjusted Suppose to the Department of Local Government Finance. **Low Final Place Suppose to Value adjusted Suppose to the Department of Local Government Finance. **Low Final Place Suppose to Value adjusted Suppose to Suppose to the Department of Local Government Finance. **Low Final Place Suppose to Value adjusted Suppose to S	Email Address	semler@umbaugh.com		_	
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11) 2015 Pay 2016 Naturalization Factor (Cline 7) Cline 3) (Assistance of Naturalization Area (Line 1 * Line 10) \$120.803.746 12) 2015 Pay 2016 Incremental Assessed Value of Allocation Area (Line 4 * Line 11) \$76.000.580 13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Round to Four Decimal Places) 3.4543 15) Estimated 2015 Pay 2016 Incremental Tax Revenue ((Line 12/100) * Line 13) \$2.625.288 2015 PAV 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 0.99330 1. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. Pated Robert Coddington County Auditor (Printed) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base are seed value adjustment, as certified above, is approved by the Department of Local Government Finance. **Graph County Auditor** **Graph County Au	(Line 4 - Line 3 + i	The 0 - Line /- Line o)			
12) 2015 Pay 2016 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) 13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Round to Four Decimal Places) 15) Estimated 2015 Pay 2016 Incremental Tax Revenue ((Line 12/100) * Line 13) 2015 PAY 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 16. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. 22. Robert Coddington Robert Coddington County Auditor (Signature) 27. Robert Coddington County Auditor (Printed) 28. Robert Coddington County Auditor (Printed) 29. Robert Coddington County Auditor (Printed) Allocation Area Name Richmond Allocation Area No. 1 The base agreed value adjustment occurrence of the Department of Local Government Finance. 29. Page 10. P	10) 2015 Pay 2016 No	eutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	`_	0.99330
12) 2015 Pay 2016 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) 13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Round to Four Decimal Places) 15) Estimated 2015 Pay 2016 Incremental Tax Revenue ((Line 12/100) * Line 13) 2015 PAY 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 16. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. 22. Robert Coddington Robert Coddington County Auditor (Signature) 27. Robert Coddington County Auditor (Printed) 28. Robert Coddington County Auditor (Printed) 29. Robert Coddington County Auditor (Printed) Allocation Area Name Richmond Allocation Area No. 1 The base agreed value adjustment occurrence of the Department of Local Government Finance. 29. Page 10. P		1 T/-1 1 T/-1	in Anna (Tima 1 & Fina 14)		\$120 803,746
13) Estimated 2015 Pay 2016 Tax Rate for the Allocation Area (Round to Four Decimal Places) 3.4543 15) Estimated 2015 Pay 2016 Incremental Tax Revenue ((Line 12/100) * Line 13) 2015 PAY 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 1. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. Dated 2 2 2 3 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8 8	11) 2015 Pay 2016 Ad	justed Base Assessed Value of Allocal	ion Area (Line 1 - Line tv)	***************************************	
13) Estimated 2015 Pay 2016 Incremental Tax Revenue ((Line 12/100) * Line 13) 2015 PAY 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 1. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. Dated Robert Coddington County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base are seed value adjustment, a certified above, is approved by the Department of Local Government Finance. S-25-15	12) 2015 Pay 2016 Inc	remental Assessed Value of Allocation	n Area (Line 4 - Line 11)		φγοιουίσου
2015 PAY 2016 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) 1. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. Dated Robert Coddington County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as based value adjustment as certified above, is approved by the Department of Local Government Finance. S-25-15	12) DoSmotod 2015 Do:	2016 Tay Rate for the Allocation Area	(Round to Four Decimal Places)		3.4543
I. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. Dated Robert Coddington County Auditor (Signature) County Auditor (Printed)	15) Estimated 2015 La	2016 Incremental Tay Revenue (II inc.	12/100) * Line 13)		\$2,625,288
L. Robert Coddington, Auditor of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above. Dated Robert Coddington County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as assed value adjustment, or certified above, is approved by the Department of Local Government Finance. S-25-15	(2) Estimated 2015 (a)	2010 Brestellian Last tre-coate (Carret		grom	
Dated Robert Coddington County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as assed value adjustment, as certified above, is approved by the Department of Local Government Finance. S-25-15	2015 PAY 2016 BASI	E NEUTRALIZATION FACTOR FO	R ALLOCATION AREA (LINE 10)	<u>L</u>	0.99330
Dated Robert Coddington County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as assed value adjustment, as certified above, is approved by the Department of Local Government Finance. S-25-15	•				
County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as as seed value adjustment, as certified above, is approved by the Department of Local Government Finance. S-25-15	I. Robert Coddington, value calculation is ful	Auditor of Wayne County, certify to the l, true and complete for the tax incremen	best of my knowledge that the above base assessed t finance allocation area identified above.	j	
County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as a sessed value adjustment, as certified above, is approved by the Department of Local Government Finance. S-25-15	Dated	7/20/15		•	
County Auditor (Signature) DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as a sessed value adjustment, as certified above, is approved by the Department of Local Government Finance. S-25-15		Alexander and the second	Robert Coddington		
DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION Allocation Area Name Richmond Allocation Area No. 1 The base as a sessed value adjustment, as certified above, is approved by the Department of Local Government Finance. S-25-15	Country & white on (Cinese			inted)	
Allocation Area Name Richmond Allocation Area No. 1 The base as a sessed value adjustment as certified above, is approved by the Department of Local Government Finance. S-25-15	County Auditor (Signa	idie)			
The base as based value adjustment, as certified above, is approved by the Department of Local Government Finance. 8-25-15		DEPARTME CERTIFICA	NT OF LOCAL GOVERNMENT FINANCE ATION OF TIF BASE NEUTRALIZATION		
Enothing Tochangema 8-25-15	Allocation Area Name		Richmond Allocation Area No. 1		
Enothing Tochangema 8-25-15	The base as seed value	ne adjustment. Secertified above, is appr	oved by the Department of Local Government Fina	ance.	
	Yestre	Z Shaysma	- ,	AND S	5
	Commissioner Dend	tment of Local Government Finance	Date		

PAY 2016 TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET

County	Wayne		
Jurisdiction	City of Richmond		
Allocation Area Code	T89001	•	
Allocation Area Name	Johns Manville Allocation Area		
Form Prepared By:			
Name	Jason Semier		
Unit/Company	H. J. Umbaugh & Associates		
Phone Number	317-465-1500		
Email Address	semler@umbaugh.com		
1) 2014 Pay 2015 Base	Assessed Value of Allocation Area	\$3,379,403	
2) 2014 Pay 2015 Incre	mental Assessed Value of Allocation Area	48,597	
3) 2014 Pay 2015 Net A	Assessed Value of Aflocation Area (Line 1 + Line 2)		\$3,428,000
4) 2015 Pay 2016 Net /	Assessed Value of Allocation Area	3,439,500	
	Assessed Value Growth in Allocation Area Due		,
	ion or a Change in Tax Status	0	
	Assessed Value Decrease in Allocation Area Due		
	a Change in Tax Status	. 0	
	Assessed Value Growth as a Result of		
	Off in Allocation Area	0	
	Value Decrease Due to 2015 Pay 2016	~ 	
	nts in Allocation Area	0	
	isted Net Assessed Value of Allocation Area		
	ine 6 - Line 7- Line 8)		\$3,439,500
40) 0045 D 405 C BT-	1 - 1 - Feeter (Fine 0 / 3 ing 2) (Bound to Fine Desimal Discort)	,	1.00335
10) 2015 Pay 2016 Ne	utralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		1100000
11) 2015 Pay 2016 Ad	justed Base Assessed Value of Allocation Area (Line 1 * Line 10)	\ <u> </u>	\$3,390,724
	remental Assessed Value of Allocation Area (Line 4 - Line 11)		\$48,776
13) Ferimated 2015 Pay	/ 2016 Tax Rate for the Allocation Area (Round to Four Decimal Places)		3.3116
15) Estimated 2015 Pay	/ 2016 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$1,615
2015 PAV 2016 RASE	NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	Г	1.00335
AULU I IN A AULU MINUR		·	
I, Robert Coddington. / value calculation is full	Auditor of Wayne County, certify to the best of my knowledge that the above base assessed, true and complete for the tax increment finance allocation area identified above.		
Dated	-2/2/15		
- M. C.	Debut Coddington		
- Kendly	Robert Coddington County Auditor (Printed	1	
County Auditor (Signa	ture) County Addition (Francis	<i>;</i>	
	DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION		
Allocation Area Name	Johns Manville Allocation Area		
The base arees and vaju	e adjustment is certified above, is approved by the Department of Local Government Finance.		
Contr	my changema	8-25-	5
Commissioner, Depart	ment of Local Government Finance Date		